

**Tax Invoice/Statement**

**31 May 2022**

For the period 30/04/2022 to 31/05/2022

**Officer in Effective Control/Licensed Estate Agency**  
Stephen Collins

**Collins Bateman**  
193 Northeast Road  
HAMPSTEAD GARDENS SA 5086



**Phone:** 61 0428 839 425 - Stephen  
**Mobile:** 61 0450 755 667  
**Email:** kathryn@collinsbateman.com.au

**Tax No:** 96 616 645 982

**ABN No:** 96 616 645 982

Maione Co Pty Ltd  
18 Croydon Road  
KESWICK SA 5035

**Property: 9 McGowan Street**  
Managed by Kathryn Lamattina

Opening Balance 0.00

**Income**

Tenancy: Brett Cumming			Paid to Date: 31/05/2022				Part Payment: 0.00			
Chart of Account	Amount Invoiced	GST Invoiced	Arrears Received	Current Received	Future Received	Total Received Excl GST	GST Received	Total Received Incl GST	Outstanding Arrears	
101 - Commercial Rent	1,562.15	156.22	-	1,562.15	-	1,562.15	156.22	1,718.37	1,685.25*	
115 - Legal Fees Recovered	-	-	-	-	-	-	-	-	500.00*	
120 - Budgeted Outgoings	377.50	37.75	-	377.50	-	377.50	37.75	415.25	379.92*	
<b>Tenancy Total</b>	<b>1,939.65</b>	<b>193.97</b>	<b>-</b>	<b>1,939.65</b>	<b>-</b>	<b>1,939.65</b>	<b>193.97</b>	<b>2,133.62</b>	<b>2,565.17*</b>	

Tenancy: Kind Favor Company Pty Ltd			Paid to Date: 31/05/2022				Part Payment: 0.00			
Chart of Account	Amount Invoiced	GST Invoiced	Arrears Received	Current Received	Future Received	Total Received Excl GST	GST Received	Total Received Incl GST	Outstanding Arrears	
101 - Commercial Rent	1,979.92	197.99	-	1,979.92	-	1,979.92	197.99	2,177.91	-	
120 - Budgeted Outgoings	654.17	65.42	-	654.17	-	654.17	65.42	719.59	-	
<b>Tenancy Total</b>	<b>2,634.09</b>	<b>263.41</b>	<b>-</b>	<b>2,634.09</b>	<b>-</b>	<b>2,634.09</b>	<b>263.41</b>	<b>2,897.50</b>	<b>-</b>	

**Total Income** **4,573.74**   **457.38**   **-**   **4,573.74**   **-**   **4,573.74**   **457.38**   **5,031.12**   **2,565.17\***

**Expenses**

Due Date	Reference	Payor/Payee	Description	Payment Date	Total Paid Excl GST	GST Paid	Total Paid Incl GST	Outstanding
<b>316 - Council Rates</b>								
1/06/2022	Ref: 352598	City of Salisbury - 1	4th Quarter Council Rates 2021/2022 - unit 1	4/05/2022	498.90	-	498.90	-
1/06/2022	Ref: 352796	City of Salisbury - 2	4th Quarter Council Rates 2021/2022 - unit 2	4/05/2022	498.90	-	498.90	-
<b>Total Council Rates</b>					<b>997.80</b>	<b>-</b>	<b>997.80</b>	<b>-</b>
<b>Total Expenses</b>					<b>997.80</b>	<b>-</b>	<b>997.80</b>	<b>-</b>

**Fees**

Chart of Account	Total Paid Excl GST	GST Paid	Total Paid Incl GST	Outstanding
<b>500 - Property Management Fee</b>				
4% of Income & Expenses	182.96	18.30	201.26	-
<b>Total Fees</b>	<b>182.96</b>	<b>18.30</b>	<b>201.26</b>	<b>-</b>

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**Transfers**

Chart of Account	Date	Description	Ledger	Total Excl GST	GST	Total Incl GST	
<b>Total Transfers</b>				<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>-</b>

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**Withholds**

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<b>Total Withholds</b>							<b>0.00</b>
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**Owner Disbursements**

31/05/2022	184-446 123213795						3,832.06
<b>Total Owner Disbursements</b>							<b>3,832.06</b>

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**Summary**

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Opening Balance							0.00
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			<b>Total Excl GST</b>	<b>Total GST</b>	<b>Total Incl GST</b>
Total Income Received			4,573.74	457.38	5,031.12
Total Expenses Paid			997.80	0.00	-997.80
Total Fees Paid			182.96	18.30	-201.26
Total Transfers			0.00	0.00	0.00
Total Owner Disbursements					-3,832.06

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Closing Balance Withheld							0.00
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*\* Amounts are inclusive of GST*